



## Fact Sheet

### Cleanup Alternatives for the Treasure Island Housing Area (Site 12) (Engineering Evaluation/Cost Analysis, EE/CA)

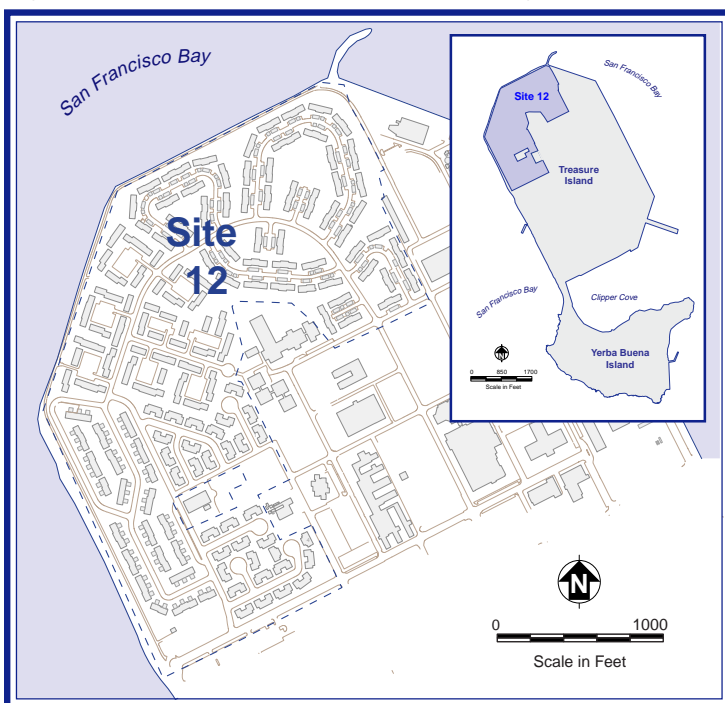
<http://www.efdswnavfac.navy.mil/Environmental/TreasureIsland.htm> October 7, 2002

#### Introduction

The Navy has an ongoing program for environmental investigation and cleanup at Treasure Island, with cooperation and oversight from the California Environmental Protection Agency Department of Toxic Substances Control and Regional Water Quality Control Board (Cal/EPA DTSC and RWQCB) and the U.S. Environmental Protection Agency (U.S. EPA). The primary goal of the program is to protect human health and the environment for all those who live, work, and visit the island. The residential housing area (also called Site 12) is included in this program.

This fact sheet describes alternatives the Navy is considering for reducing potential human exposure to substances found scattered in the housing area during environmental investigations. All of the alternative remedies involve conducting some type of work in each residential backyard at Treasure Island. These alternatives are described in detail in a document called an Engineering Evaluation/Cost Analysis (EE/CA). The Navy is seeking public input on this document during the public comment period.

**Figure 1. Location of Treasure Island Housing Area (Site 12)**



#### *Public Comment Opportunities*

The Engineering Evaluation/Cost Analysis (EE/CA) is a document that describes the cleanup options the Navy is considering for portions of the residential housing area. The EE/CA also examines different aspects of each alternative remedy (for example, cost and ease of implementation). The Navy has provided opportunities for the public to comment on the EE/CA, as described below.

#### *Public Comment Period*

The Navy is providing a comment period to give you an opportunity to review the EE/CA and comment on the alternatives under consideration. After receiving and reviewing public comments along with other required evaluation criteria, the Navy will select and implement the remedies. The public comment period ends on Friday, October 25, 2002. Mailed comments must be postmarked by October 25<sup>th</sup> and sent to Mr. James Sullivan.

#### *Public Meeting*

During the comment period, the Navy will host a public meeting. The Navy will make a brief presentation of the cleanup alternatives, receive public comments, and provide informational poster displays.

Date: Thursday, October 10, 2002

Time: 7:00 to 9:00 p.m.  
(Informational Poster Displays at 6:00 p.m.)

Place: Nimitz Conference Center  
Building 140, California Avenue  
Treasure Island

## ***Alternatives Being Considered to Address Environmental Issues in the Housing Area***

Chemicals including lead, polychlorinated biphenyls (PCBs), and polycyclic aromatic hydrocarbons (PAHs) and solid waste have been detected in soil samples collected within portions of the housing area. Because it not clear precisely where the scattering of lead, PCBs and PAHs may or may not have occurred, as a precaution, the Navy plans to take action in all of the backyards. All of the alternatives under consideration include excavation of open grass areas within the known disposal areas.

In the EE/CA, alternatives are divided into two main categories: known disposal areas (four alternatives considered), and areas outside of the known disposal areas (eight alternatives considered). Each alternative is described below.

### ***Alternatives for addressing the known disposal areas***

- **1A** – Cap backyards with poured concrete. Also, excavate soil in common areas to 2 feet and replace with new soil (estimated cost: \$4.4 million)
- **2A** – Cap backyards with precast concrete pavers. Also, excavate soil in common areas to 2 feet and replace with new soil (estimated cost: \$4.6 million)
- **3A** – Excavate soil in backyards and common areas to 2 feet and replace with new soil. (estimated cost: \$4.6 million)
- **4A** – Excavate soil in backyards to 4 feet, and excavate soil in common areas to 2 feet, and replace with new soil (estimated cost: \$5.3 million)

### ***Criteria Used to Evaluate the Alternatives***

Specific factors must be considered when evaluating environmental cleanup options; these factors are spelled out in federal and state environmental regulations and include the following:

- ✓ Will the remedy be health protective?
- ✓ Can the remedy be implemented?
- ✓ Is the remedy cost effective?

## ***Alternatives for addressing areas outside of the known disposal areas***

- **1B** – Cap backyards with poured concrete . (estimated cost: \$4.6 million)
- **2B** – Cap backyards with precast concrete pavers. (estimated cost: \$8.11 million)
- **3B** – Excavate soil in backyards to 2 feet and replace with new soil. (estimated cost: \$8.5 million)
- **4B** – Excavate soil in backyards to 4 feet and replace with new soil. (estimated cost: \$14.6 million)
- **5B** – Conduct soil sampling and investigations of backyards and review results; if necessary, cap backyards with poured concrete. (estimated cost \$23.2 million)
- **6B** – Conduct soil sampling and investigations of backyards and review results; if necessary, cap backyards with precast concrete pavers. (estimated cost: \$25.9 million)
- **7B** – Conduct soil sampling and investigations of backyards and review results; if necessary, excavate soil in backyards to 2 feet and replace with new soil. (estimated cost: \$26.5 million)
- **8B** – Conduct soil sampling and investigations of backyards and review results; if necessary, excavate soil in backyards to 4 feet and replace with new soil. (estimated cost: \$30.4 million)

The Navy will consider all comments received, and will select and implement one remedy for each of the two categories. Those two remedies would be applied to all the Treasure Island backyards.

Common areas outside of the known solid waste disposal areas are not included in the EE/CA; however, they will be investigated as part of the overall remedial investigation program for Site 12. The results of the remedial investigation will provide the basis for developing any necessary plans for action in these areas.

### *Where the Site 12 EE/CA Document is Available*

Copies of the EE/CA document are available in the Navy's information repositories at Treasure Island and the San Francisco Main Library. It is also available on line at [www.efdswnavfac.navy.mil/environmental/treasureisland.htm](http://www.efdswnavfac.navy.mil/environmental/treasureisland.htm)

#### **Navy Southwest Detachment – Treasure Island**

410 Palm Avenue, Building 1, Room 161  
San Francisco, CA 94130  
(415) 743-4704

#### **City of San Francisco Main Library**

Science, Technical, and Government Documents Room  
100 Larkin Street  
San Francisco, CA 94102  
(415) 557-4500



### *How to Obtain Additional Information*

For more information about environmental activities on Treasure Island, visit the Navy's website at [www.efdswnavfac.navy.mil/environmental/treasureisland.htm](http://www.efdswnavfac.navy.mil/environmental/treasureisland.htm)

Two local information repositories have been established for community access to technical documents for the Treasure Island residential area and other sites at Treasure Island. The repositories contain copies of the EE/CA, as well as other documents including technical reports and an annotated index.

#### **Project Contacts**

If you have questions about the information contained in this fact sheet, you are encouraged to contact any of the following individuals:

##### **Steve Edde**

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**REMINDER**  
Public Meeting for Comments on Treasure Island  
Cleanup Alternatives for All Backyards  
Thursday, October 10, 2002, 7:00 to 9:00 p.m.,  
Nimitz Conference Center

Steve Edde  
Navy Southwest Detachment  
410 Palm Avenue  
Room 161, Building 1  
Treasure Island  
San Francisco, CA 94130-1806



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